

Exhibit B

(Financial Statements)

G&S Livingston Realty Inc.

Balance Sheet Year to Date 2011 (Unaudited)

As of June 23, 2011

Current Assets

Cash Accounts	
Checking Account Bank of America	1,515.37
Checking Account Bank of Smithtown	11.12
	<u>1,526.49</u>
Receivables	
Rent Receivables	-
	<u>-</u>

Fixed Assets

Land	3,444,438.00
Building & Improvements	13,059,449.92
Less Accumulated Depreciation	(4,345,685.18)
	<u>12,158,202.74</u>

Assets Other

Loan - Shareholders	10,235,484.39
Deferred Expenses - Net of Amortization	2,335,245.63
Prepaid Expenses	125,686.36
Deposits - Utilities	4,190.00
	<u>12,700,606.38</u>

Total Assets	24,860,335.61
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Current Liabilities

Accounts Payable	61,949.12
Accrued Interest & Fees	6,844,102.17
	<u>6,906,051.29</u>

Long Term Liabilities

Mortgage Payable	28,125,000.00
	<u>28,125,000.00</u>

Other Liabilities

Loan -Due G&S Investors	1,036,879.54
Payable - Affiliate Farming Maintenance	283,867.74
Payable - Affiliate Willow Park Enterprises	327,688.69
Loan - Due Jersey City Associates	12,000.00
	<u>1,660,435.97</u>

Total Liabilities	36,691,487.26
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Shareholders Equity

Capital Contributions	1,401,500.00
Deficit Beginning of Year	(11,073,848.61)
Net Income (Loss)	(2,158,803.04)
	<u>(11,831,151.65)</u>

Total Liabilities & Equity	24,860,335.61
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G&S Livingston Realty Inc.

Income Statement Year to Date 2011 (Unaudited)

As of June 23, 2011

Income

Rental Income	
	-
Other Income	
Insurance Payment - Claim	15,000.00
	15,000.00
Total Income	15,000.00

Expenses

SWEEPING & Landscaping	7,219.68
SNOW PLOWING	1,500.00
WATER	71.81
REPAIRS & MAINTENANCE	1,342.97
Tele-Alarm /Fire	2,312.48
ACCOUNTING FEES	9,000.00
LEGAL	170,108.56
OTHER PROFESSIONAL FEES	33,591.50
OFFICE EXPENSE	431.00
ELECTRICITY	26,494.34
GAS	11,213.02
REAL ESTATE TAXES	415,128.28
Misc Expense	13,724.18
Prior Yr Expense Ajustmt	(4,500.00)
Mortgage Interest	725,867.20
Misc Interest	710,937.32
Mortgage Late Fee	47,255.70
STATE AND FEDERAL TAXES	2,105.00
Total Expenses	2,173,803.04
Net Income (Loss)	(2,158,803.04)

G & S LIVINGSTON REALTY INC.
BALANCE SHEET
DECEMBER 25, 2010 AND 2009

ASSETS

	<u>2010</u>	<u>2009</u>
Current Assets		
Cash in Bank	\$ 1,160	\$ 2,034
Escrow Deposits	13,391	868,952
Rent Receivable	-0-	59,981
Other Receivables	-0-	87,311
Prepaid Expenses	13,366	-0-
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Total Current Assets	27,917	1,018,278
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Fixed Assets		
Land	3,444,438	3,444,438
Building & Improvements	13,059,450	13,059,450
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	16,503,888	16,503,888
Less: Accumulated Depreciation	4,345,685	4,010,828
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Total Fixed Assets	12,158,203	12,493,060
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OTHER ASSETS		
Prepaid Expenses	125,686	160,099
Loan - Shareholders	10,235,484	9,815,031
Deferred Costs - Net of Amortization	2,321,880	2,564,164
Security Deposits - Utilities	3,800	1,530
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Total Other Assets	12,686,850	12,540,824
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TOTAL ASSETS	\$ 24,872,970	\$26,052,162
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This statement was prepared for management use only.

G & S LIVINGSTON REALTY INC.
BALANCE SHEET
DECEMBER 25, 2010 AND 2009

LIABILITIES & CAPITAL

	<u>2010</u>	<u>2009</u>
CURRENT LIABILITIES		
Accounts Payable		
And Accrued Interest	\$ 6,145,607	\$ 1,171,127
Mortgage Payable - Current	-0-	-0-
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TOTAL CURRENT LIABILITIES	6,145,607	1,171,127
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Long Term Liabilities		
Mortgage Payable - Noncurrent	28,125,000	28,125,000
Loans - Other	1,089,809	945,514
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Total Long Term Liabilities	29,214,809	29,070,514
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TOTAL LIABILITIES	35,360,416	30,241,641
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SHAREHOLDERS' EQUITY		
Capital Contributions	350,000	350,000
Deficit - Beginning of Year	(4,539,479)	(3,088,790)
Add: Additional Capital		
Contributions	236,400	-0-
Less: Distributions To		
Stockholders	-0-	(75,000)
Add: Net Income\ (Loss)	(6,534,367)	(1,375,689)
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TOTAL SHAREHOLDERS' EQUITY	(10,487,446)	(4,189,479)
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TOTAL LIABILITIES & SHAREHOLDERS' EQUITY	\$ 24,872,970	\$ 26,052,162
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G & S LIVINGSTON REALTY INC.
STATEMENT OF INCOME
FOR THE YEARS ENDED
DECEMBER 25, 2010 AND 2009

	<u>2010</u>	<u>2009</u>
INCOME		
Rental Income	\$ 14,112	\$ 1,423,475
Real Estate Taxes	-0-	500,420
Common Area Income	-0-	205,944
Other Income	-0-	15,836
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Total Income	14,112	2,145,675
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EXPENSES		
Sweeping	10,272	28,569
Snow Plowing	56,000	117,478
Management Fees	108,846	103,493
Repairs, Maintenance & Cleaning	7,321	49,791
Utilities, Water and Sewer	49,411	62,574
Insurance	99,929	66,040
Real Estate Taxes	830,182	799,133
Mortgage Interest	1,456,137	1,464,113
Other Interest and Charges	2,842,511	115,407
Miscellaneous Taxes & Fees	2,786	3,072
Legal and Other Professional Fees	416,747	71,326
Commissions	35,413	42,913
Bank Fees & Other Expenses	36,783	2,314
Accounting Fees	18,000	18,000
Advertising and Donations	1,000	-0-
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TOTAL EXPENSES	5,971,338	2,944,223
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Income Before Non Cash Expenses	(5,957,226)	(798,548)
Less:		
Depreciation	334,857	334,857
Amortization -Deferred Costs	242,284	242,284
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NET INCOME	\$(6,534,367)	\$(1,375,689)
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